



LOWER SOUTHAMPTON TOWNSHIP

1500 Desire Ave
Feasterville, PA 19053

PROJECT STATEMENT

FRANK DISANDRO
[REDACTED]
Feasterville, PA 19053

Customer	FDISAN
Project	S17-04
FRANK DISANDRO 1843 N. BUCK ROAD MINOR SUBDIVISION TP#21-019-013-2	

STATEMENT OF ACCOUNT

FOR THE PERIOD STARTING OCTOBER 2018
FOR THE PERIOD ENDING OCTOBER 2018

Date	Description	Amount	Balance
	BALANCE AT BEGINNING OF PERIOD.....		-2,553.06 ✓
10/31/18	Vendor Invoice BEGLEY CARLIN & MANDIO 161840 SOLICITOR FOR SALDO; 1843 N.	-292.50	-2,845.56
10/26/18	Cash Receipts LDE ESCROW FUND RECEIPTS DISANDRO ESCROW	3,000.00	154.44
10/31/18	Administration Fee	-29.25	125.19
	BALANCE AT TIME OF STATEMENT..		125.19

Amounts paid for your account have been deducted from funds on deposit with Lower Southampton Township.

However, the balance on this account is below the stipulated balance of \$ 2,000.00. Please remit the amount of \$ 1,874.81 to re-establish the required balance.

cc: Township Engineer
Township Solicitor

reg. mail 11.8.18

LOWER SOUTHAMPTON TOWNSHIP



1500 Desire Ave
Feasterville, PA 19053

PROJECT STATEMENT

FRANK DISANDRO
[REDACTED]
Feasterville, PA 19053

Customer	FDISAN
Project	S17-04
FRANK DISANDRO 1843 N. BUCK ROAD MINOR SUBDIVISION TPK21-019-013-2	

STATEMENT OF ACCOUNT

FOR THE PERIOD STARTING SEPTEMBER 2018
FOR THE PERIOD ENDING SEPTEMBER 2018

Date	Description	Amount	Balance
	BALANCE AT BEGINNING OF PERIOD.....		-2,621.56
09/06/18	Vendor Invoice BEGLEY CARLIN & MANDIO 160698 SOLICITOR FOR SALDO; 1843 N	-2,665.00	-5,286.56
09/14/18	Administration Fee	-266.50	-5,553.06
09/26/18	Cash Receipts LDE ESCROW FUND RECEIPTS FRANK DISANDRO	3,000.00	-2,553.06
	BALANCE AT TIME OF STATEMENT.. THIS STATEMENT REQUIRES IMMEDIATE ATTENTION !		-2,553.06

The amounts shown on this statement have been paid on your behalf by Lower Southampton Township. The amount shown above represents a negative balance and must be paid promptly to Lower Southampton Township.

You should maintain a balance of \$ 2,000.00. Your balance is \$ -2,553.06. Therefore please remit \$ 4,553.06 to pay your negative balance, and re-establish the required amount in your account.

cc: Township Engineer
Township Solicitor

reg-mail 10-18-18



LOWER SOUTHPHAMPTON TOWNSHIP

1500 Desire Ave
Feasterville, PA 19053

PROJECT STATEMENT

FRANK DISANDRO
[REDACTED]
Feasterville, PA 19053

Customer	FDISAN
Project	S17-04
FRANK OISANDRO 1843 N. BUCK ROAD MINOR SUBDIVISION TP#21-019-013-2	

STATEMENT OF ACCOUNT

FOR THE PERIOD STARTING SEPTEMBER 2018
FOR THE PERIOD ENDING SEPTEMBER 2018

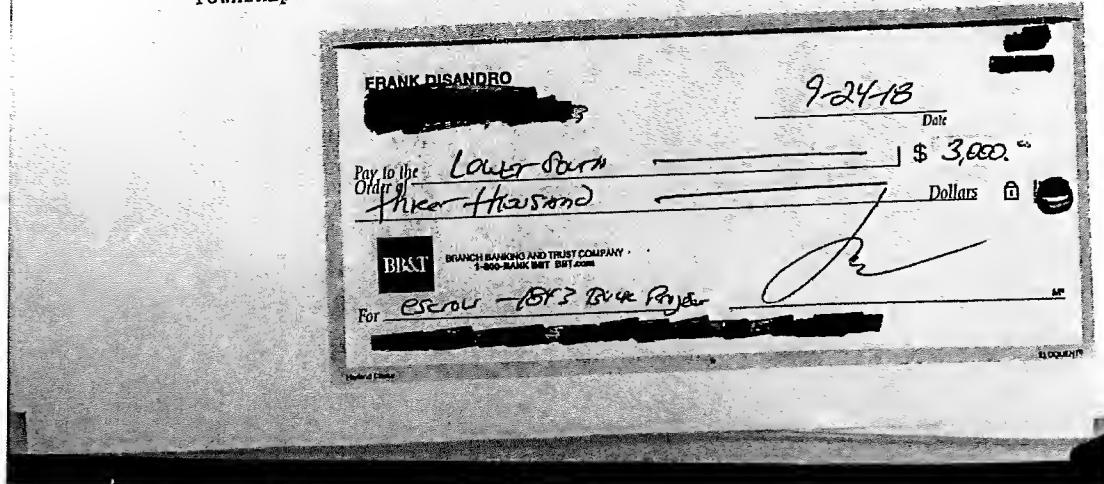
Date	Description	Amount	Balance
	BALANCE AT BEGINNING OF PERIOD.....		-2,621.56 ✓
		-2,665.00	-5,286.56
09/06/18	Vendor Invoice BEGLEY CARLIN & MANDIO 160698 SOLICITOR FOR SALDO; 1843 N	-266.50	-5,553.06
09/14/18	Administration Fee		-5,553.06

BALANCE AT TIME OF STATEMENT..
THIS STATEMENT REQUIRES IMMEDIATE ATTENTION !

The amounts shown on this statement have been paid on your behalf
by Lower Southampton Township. The amount shown above represents a
negative balance and must be paid promptly to Lower Southampton Township.

You should maintain a balance of \$ 2,000.00. Your balance is
\$ -5,553.06. Therefore please remit \$ 7,553.06 to pay your negative
balance, and re-establish the required amount in your account.

cc: Township Engineer
Township Solicitor



PROJECT STATEMENT



FRANK DISANDRO

Feasterville, PA 19053

Customer	FDISAN
Project	S17-04
FRANK DISANDRO 1843 N. BUCK ROAD MINOR SUBDIVISION TP#21-018-013-2	

1843 N. Buck Rd.

STATEMENT OF ACCOUNT

FOR THE PERIOD STARTING AUGUST 2018
FOR THE PERIOD ENDING SEPTEMBER 2018

Date	Description	Amount	Balance
	BALANCE AT BEGINNING OF PERIOD.....		<u>-5,621.56</u> ✓
08/21/18	Cash Receipts LDE ESCROW FUND RECEIPTS FRANK DISANDRO	3,000.00	-2,621.56
09/06/18	Vendor Invoice BEGLEY CARLIN & MANDIO 160698 SOLICITOR FOR SALDO; 1843 N	-2,665.00	-5,286.56
09/14/18	Administration Fee	-266.50	-5,553.06
	BALANCE AT TIME OF STATEMENT..		-5,553.06
	THIS STATEMENT REQUIRES IMMEDIATE ATTENTION !		

The amounts shown on this statement have been paid on your behalf by Lower Southampton Township. The amount shown above represents a negative balance and must be paid promptly to Lower Southampton Township.

You should maintain a balance of \$ 2,000.00. Your balance is \$ -5,553.06. Therefore please remit \$ 7,553.06 to pay your negative balance, and re-establish the required amount in your account.

cc: Township Engineer
Township Solicitor



FRANK DISANDRO
 _____ Avenue

 Feasterville, PA 19053

Customer	FDISAN
Project	S17-04
FRANK DISANDRO 1843 N. BUCK ROAD MINOR SUBDIVISION TP#21-019-013-2	

STATEMENT OF ACCOUNT

FOR THE PERIOD STARTING JULY 2018
 FOR THE PERIOD ENDING JULY 2018

Date	Description	Amount	Balance
	BALANCE AT BEGINNING OF PERIOD.....		-536.81
07/25/18	Vendor Invoice TRI-STATE ENGINEERS & LAND SURVEYOR 2018-02786; ENGINEER REVIEW FOR	-2,014.50	-2,551.31
07/31/18	Vendor Invoice BEGLEY CARLIN & MANDIO 160212; SOLICITOR FOR SALDO; 1843 N	-1,040.00	-3,591.31
07/31/18	Vendor Invoice TRI-STATE ENGINEERS & LAND SURVEYOR 2018-02855; ENGINEER FOR SALDO;	-1,568.00	-5,159.31
07/31/18	Administration Fee	-462.25	-5,621.56
	BALANCE AT TIME OF STATEMENT..		-5,621.56
	THIS STATEMENT REQUIRES IMMEDIATE ATTENTION !		

The amounts shown on this statement have been paid on your behalf by Lower Southampton Township. The amount shown above represents a negative balance and must be paid promptly to Lower Southampton Township.

You s
\$ -5,
balan

FRANK DISANDRO

cc: T

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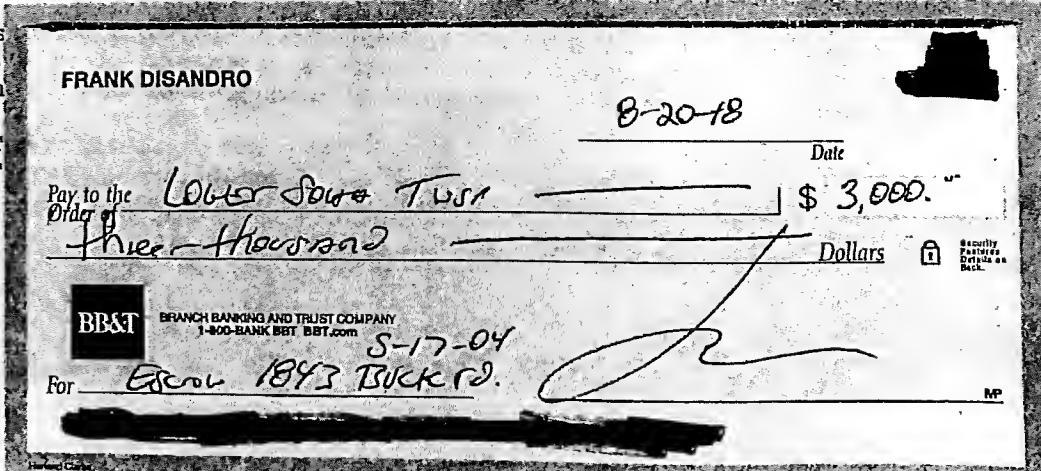
Pay to the
Order of Lower Southampton

Three Thousand

\$ 3,000.

Dollars

Security Features
Deductible
Check



SENDER: COMPLETE THIS SECTION

- Complete Items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Frank DiSandro

Leesburg, Pa 19053



9590 9403 0275 5155 3831 51

2 Article Number (Translators from another line)

7015 0640 0004 1234 4023

COMPLETE THIS SECTION ON DELIVERY

A. Signature

K. Stuhler Agent
 Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from Item 1? Yes
If YES, enter delivery address below: No

AUG 14 2018

3. Service Type

Adult Signature
 Adult Signature Restricted Delivery
 Certified Mail®
 Certified Mail Restricted Delivery
 Collect on Delivery
 Collect on Delivery Restricted Delivery
 Restricted Delivery

Priority Mail Express®
 Registered Mail™
 Registered Mail Restricted Delivery
 Return Receipt for Merchandise
 Signature Confirmation™
 Signature Confirmation Restricted Delivery

INK DISANDRO
1 N. BUCK ROAD
OR SUBDIVISION
21-019-013-2

Customer	FDISAN
Project	S17-04
INK DISANDRO 1 N. BUCK ROAD OR SUBDIVISION 21-019-013-2	

PS Form 3811, April 2015 PSN 7530-02-000-9053

Domestic Return Receipt

E2014 RE2T 1000 0190 5102

FOR THE PERIOD STARTING JULY 2018
FOR THE PERIOD ENDING JULY 2018

Date	Description	Amount	Balance
	BALANCE AT BEGINNING OF PERIOD.....		<u>-536.81</u> ✓
07/25/18	Vendor Invoice TRI-STATE ENGINEERS & LAND SURVEYOR 2018-02786;ENGINEER REVIEW FOR	-2,014.50	-2,551.31
07/31/18	Vendor Invoice BEGLEY CARLIN & MANDIO 160212;SOLICITOR FOR SALDO;1843 N	-1,040.00	-3,591.31
07/31/18	Vendor Invoice TRI-STATE ENGINEERS & LAND SURVEYOR 2018-02855;ENGINEER FOR SALDO;	-1,568.00	-5,159.31
07/31/18	Administration Fee	-462.25	-5,621.56

BALANCE AT TIME OF STATEMENT..
THIS STATEMENT REQUIRES IMMEDIATE ATTENTION ! -5,621.56

The amounts shown on this statement have been paid on your behalf by Lower Southampton Township. The amount shown above represents a negative balance and must be paid promptly to Lower Southampton Township.

You should maintain a balance of \$ 2,000.00. Your balance is \$ -5,621.56. Therefore please remit \$ 7,621.56 to pay your negative balance, and re-establish the required amount in your account.

cc: Township Engineer
Township Solicitor

Cert. Mail 8-10-18



LOWER SOUTHAMPTON TOWNSHIP

1500 Desire Ave
Feasterville, PA 19053

PROJECT STATEMENT

FRANK DISANDRO
[REDACTED]
Feasterville, PA 19053

Customer	FDIGAN
Project	S17-04
FRANK DISANDRO 1843 N. BUCK ROAD MINOR SUBDIVISION TP#21-010-013-2	

STATEMENT OF ACCOUNT

FOR THE PERIOD STARTING MARCH 2018
FOR THE PERIOD ENDING JUNE 2018

Date	Description	Amount	Balance
	BALANCE AT BEGINNING OF PERIOD.....		89.09
06/05/18	Vendor Invoice BEGLEY CARLIN & MANDIO 159172;SOLICITOR FOR SALDO;1843 N.	-325.00	-235.91
06/14/18	Administration Fee	-32.50	-268.41
06/20/18	Vendor Invoice BEGLEY CARLIN & MANDIO 159622;SOLICITOR FOR SALDO;1843 N.	-195.00	-463.41
06/20/18	Vendor Invoice TRI-STATE ENGINEERS & LAND SURVEYOR 2018-02636;SALDO REVIEWS,DISANDRO	-49.00	-512.41
06/28/18	Administration Fee	-24.40	-536.81
	BALANCE AT TIME OF STATEMENT..		-536.81
	THIS STATEMENT REQUIRES IMMEDIATE ATTENTION !		

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You should maintain a balance of \$ 2,000.00. Your balance is \$ -536.81. Therefore please remit \$ 2,536.81 to pay your negative balance, and re-establish the required amount in your account.

cc: Township Engineer
Township Solicitor

reg. mail 6-29-18

HAMPTON TOWNSHIP

LOWER SOUTHAMPTON TOWNSHIP

1500 Desire Ave
Feasterville, PA 19053

PROJECT STATEMENT

FRANK DISANDRO
[REDACTED]
Feasterville, PA 19053

Customer	FDISAN
Project	S17-04
FRANK DISANDRO 1843 N. BUCK ROAD MINOR SUBDIVISION TP#21-019-013-2	

STATEMENT OF ACCOUNT

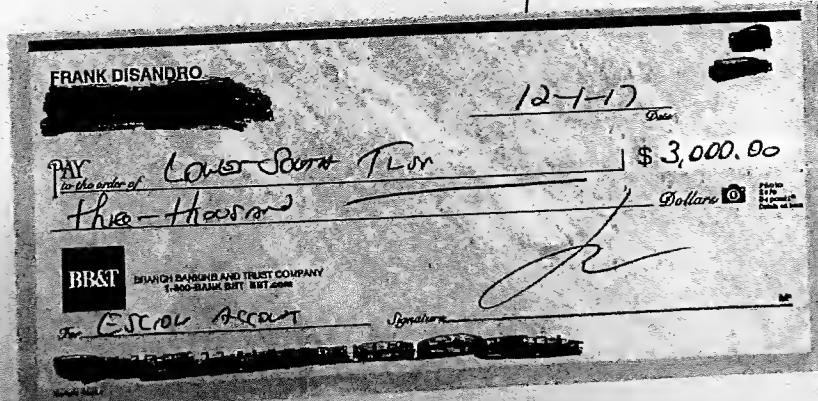
FOR THE PERIOD STARTING OCTOBER 2017
FOR THE PERIOD ENDING NOVEMBER 2017

Date	Description	Amount	Balance
	BALANCE AT BEGINNING OF PERIOD.....		-1,748.76
11/08/17	Vendor Invoice TRI-STATE ENGINEERS & LAND SURVEYOR SALDO Engin. review; S17-04; Disandro	-894.00	-2,642.76
11/09/17	Administration Fee	-89.40	-2,732.16

BALANCE AT TIME OF STATEMENT..
THIS STATEMENT REQUIRES IMMEDIATE ATTENTION !

The amounts shown on this statement have been paid on your behalf by Lower Southampton Township. The amount shown above represents a negative balance and must be paid promptly to Lower Southampton Township.

You should maintain a balance of \$ 2,000.00. Your balance is \$ -2,732.16. Therefore please remit \$ 4,732.16 to pay your negative balance, and re-establish the required amount in your account.

cc: Township Engineer
Township Solicitor

LOWER SOUTHAMPTON TOWNSHIP

1500 Desire Ave
Feasterville, PA 19053

PROJECT STATEMENT

Customer	FDISAN
Project	
FRANK DISANDRO 1843 N. BUCK ROAD MINOR SUBMISSION TP#21-019-013-2	S17-04

FRANK DISANDRO

Feasterville, PA 19053

STATEMENT OF ACCOUNT

FOR THE PERIOD STARTING JULY 2017
FOR THE PERIOD ENDING SEPTEMBER 2017

Date	Description	Amount	Balance
	BALANCE AT BEGINNING OF PERIOD.....	-1,527.50	-1,527.50
09/20/17	Vendor Invoice BEGLEY CARLIN & MANDIO Solicitor for SALDO S17-04 153018	-152.75	-1,748.76
09/20/17	Administration Fee		

BALANCE AT TIME OF STATEMENT..
THIS STATEMENT REQUIRES IMMEDIATE ATTENTION !

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You should maintain a balance of \$ 2,000.00. Your balance is \$ -1,748.76. Therefore please remit \$ 3,748.76 to pay your negative balance, and re-establish the required amount in your account.

cc: Township Engineer
Township Solicitor

reg. mail 9.26.18



LOWER SOUTHAMPTON TOWNSHIP

1500 Desire Ave
Feasterville, PA 19053

PROJECT STATEMENT

Frank DiSandro

Customer	FDISAN
Project	S17-04
FRANK DISANDRO	
1843 N. BUCK ROAD MINOR SUBDIVISION TP#21-019-013-2	

STATEMENT OF ACCOUNT

FOR THE PERIOD STARTING MAY 2017
FOR THE PERIOD ENDING MAY 2017

Date	Description	Amount	Balance
	BALANCE AT BEGINNING OF PERIOD.....		<u>2,000.00</u>
05/30/17	Vendor Invoice BEGLEY CARLIN & MANDIO solicitor reviews F.DiSandro S1704	-195.00	1,805.00
05/31/17	Administration Fee	-19.50	1,785.50
	BALANCE AT TIME OF STATEMENT..		1,785.50

Amounts paid for your account have been deducted from funds on deposit with Lower Southampton Township.

However, the balance on this account is below the stipulated balance of \$ 2,000.00. Please remit the amount of \$ 214.50 to re-establish the required balance.

cc: Township Engineer
Township Solicitor

*Req. Rec'd
6-1-17*

FRANK DISANDRO
4-10-17

Date of Application _____

OWNER OF RECORD
Name Frank Disandro two thousand \$2,000.00 Dollars net

Address 1847 ST 04

APPLICANT:
Name S. Signature

Address _____ E-Mail Address _____

AGENT or ATTORNEY:
Name _____

RECEIVED DATE APRIL 13, 2017 NO. 5270
RECEIVED FROM FRANK DISANDRO
ADDRESS 1847 ST 04 LINE 1 LOT 1
TAXES PAID 2000.00 DOLLARS 2000.00

ACCOUNT HOW PAID SUBDIVISION

AMT. OF ACCOUNT	CASH	
AMT. PAID	CHECK	289
BALANCE DUE	MONEY ORDER	BY

Number of lots 1
 Average sales price of structures to be built TBD Linear feet of new streets 0
 Restrictions, covenants, etc. under which lots are to be sold _____ copies are attached
 Improvements to be made, by the applicant, to the land
 Curbs _____
 Park Land _____
 Storm Drainage _____
 Monuments _____
 Sidewalks _____
 Street Lighting _____
 Sewage Disposal _____
 Period required for the completion of all items _____
 Attached is a legal description of the land, as _____

PLEASE CHECK APPROPRIATE SUBDIVISION

Preliminary _____ Preliminary/Final X Final
 Sketch Plan _____ Conditional Use _____

LWR
SOUTHAMPTON
TOWNSHIP
FEASTERVILLE
DUPLICATE RECEIPT
REG 04-13-2017 (THU) 12:18
CO1 MC#01 .118512
1 SUB ESCROW CT 1
DISANDRO \$2000.00
TL CHECK \$2000.00
Signature of Owner m
Page 2 of 7

SUBDIVISION AND LAND DEVELOPMENT

Date of Application: MARCH 31, 2017 Fee(s) Paid: \$1500.00 File Number: S17-041

~~\$500.00~~ ESCROW

\$2000.00

Telephone Number ██████████

OWNER OF RECORD OF LAND:

Name Frank DiSandro

Address 1843 Buck Road Feasterville PA 19053

E-Mail Address ██████████

APPLICANT:

Name Same as Owner

Telephone Number ██████████

Address ██████████

E-Mail Address ██████████

AGENT or ATTORNEY:

Name ██████████

Telephone Number ██████████

Address ██████████

E-Mail Address ██████████

REGISTERED ENGINEER or SURVEYOR:

Name ██████████

Telephone Number ██████████

Address ██████████ PA 18974

E-Mail Address ██████████

NAME of SUBDIVISION: Frank DiSandro - 1843 Buck Road

Recorded Date ██████████ Deed Book Number ██████████ Page Number ██████████

Zoning Classification R-1

Number of lots 3

Area of land to be subdivided (in acres) 3.4

Linear feet of new streets 0

Average sales price of structures to be built TBD

Restrictions, covenants, etc. under which lots are to be sold ██████████ copies are attached

Improvements to be made, by the applicant, to the subject land:

Curbs ██████████

Water Supply and Fire Hydrants ██████████

Park Land ██████████

Widening of Existing Streets ██████████

Storm Drainage ██████████

Other (please describe) ██████████

Monuments ██████████

PARD
APR 13 2017

Sidewalks ██████████

LOWER SOUTHAMPTON TWP.

Street Lighting ██████████

Sewage Disposal ██████████

Period required for the completion of all items listed in section above ██████████

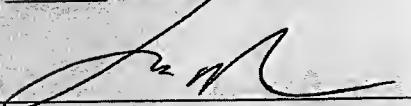
Attached is a legal description of the land, as set forth in the deed ██████████

(please confirm with a ✓)

PLEASE CHECK APPROPRIATE SUBMISSION

Preliminary Sketch Plan

Preliminary/Final Conditional Use



Signature of Owner ██████████

Page 2 of 7



EDGE OF PAVING
SOIL BOUNDARY LINE

TRI-STATE ENGINEERS AND LAND SURVEYORS, INC.
Civil Engineers • Sanitary Engineers • Municipal Engineers • Land Surveyors • Land Planners
801 W. Street Road Feasterville, Pennsylvania 19053
Telephone: 215-357-5950 Fax: 215-357-2836 Website: www.tse-ls.com

May 24, 2017

Lower Southampton Township
1500 Desire Avenue
Feasterville, PA 19053

ATTN: Carol Drioli, Zoning Officer

RE: Frank DiSandro
Proposed Major Subdivision
1843 Buck Road
T.M.P. #21-019-013-002
Lower Southampton Township
Project #17-04017

Dear Ms. Drioli:

Tri-State Engineers has completed our review of the plans and documents for the above-referenced project. The submitted information includes the following:

- Preliminary/Final Application for a three (3) lot single-family dwelling subdivision.
- Copy of the Bucks County Recorder of Deeds cover sheet for a deed with John DiSandro, Grantor to Frank DiSandro, Grantee.
- Six (6) sheet set of plans listed "Preliminary Plan of Subdivision, 1843 Buck Road, made for Frank DiSandro", dated March 10, 2016 prepared by Eastern/Chadrow Associates, Inc. of Warminster, PA.
- Post Construction Stormwater Management Report dated March 10, 2016 also prepared by Eastern/Chadrow Associates, Inc.
- Erosion & Sediment Control Report dated March 10, 2016 prepared by Eastern/Chadrow Associates.

General Information

The plan proposes the subdivision of a single lot of 3.42 acres into three lots. The existing parcel is now occupied by one single family dwelling. The two new lots are proposed to each contain a single family dwelling. The plan proposes that the new dwellings be served by public water and sewer. Grinder pumps and force mains are proposed for each of the new dwellings with the force mains connecting to the public sewer on Buck Road. The plan proposes that a common access and utility easement be created along the length of the existing driveway from Buck Road. Buck Road is a PennDOT highway and, as such, a PennDOT Highway Occupancy Permit application will be necessary. The Preliminary Plan, Sheet 1 of 6, indicates the applicant has been before the Township Zoning Hearing Board and has received relief from Section 403.B. of the Zoning Ordinance concerning minimum lot width. Lot #1 containing the existing dwelling is allowed to have a lot width of 89.2 feet where the minimum in the R1 Residence District is 100 feet. Lots #2 and #3 are allowed lot widths equal to twenty-five (25) feet.

REC'D: D.
N.B.
1841
2010